



**£115** Per Person Per Week

Kingswood Road, Manchester M14 6RX

| 6 Bedrooms | 2 Bathrooms





# Step Inside

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## Key Features

- 6 Bedrooms
- 2 Bathrooms
- Quality fittings & Furnishing throughout
- Double glazing & central heating
- Bills Included
- Easy Access to city centre
- Half rent July only
- Available from 1st July 2021
- Property Reference: 92631

## Property Description

The modern six-bedroom house, available for NEXT ACADEMIC YEAR, 1st July 2022, Kingswood Road, Fallowfield, Manchester, M20 4RZ. This six-bedroom house is Well Maintained and features modern décor with spacious rooms and a lounge area. It has been specially developed with attention to the specific needs of students.

## Main Particulars

- **All 6 double sized bedrooms have double beds** with semi orthopedic mattresses
- Includes **200mb Broadband always connected – no set up needed**
- Leather sofas & includes a TV with Freeview
- The kitchen which has a Dishwasher, Washer Machine, Tumble Dryer, American style Fridge Freezer, Range cooker oven with 5 Gas Hobs so plenty of cooking space, lots of cupboard space & dining table with benches
- **2 Bathrooms** with showers 1 comes with bath as well
- Practical features include double glazing, efficient gas-fired condenser boiler, interlinked smoke alarms in every room & intruder alarm
- Exterior: Parking to the front and back & grassed back garden with gardener service included
- Bus: 100m to Kingsway(no. 50 every 5mins at peak times & until midnight),400m to Egerton road(no. 44 & 145 every 20mins 7.30am to 10am) or 900m to Wilmslow rd(night bus 143)
- Train: Mauldeth Road station 900m – 10 mins to City
- Newsagent/corner shop/off license 100m, Sainsbury's Fallowfield 750m
- Parade of shops inc Co-op supermarket, post office, bakery, etc 500m
- **Rent is £115 pppw, all bills included**

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